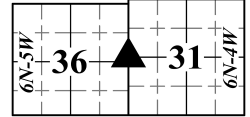


# GREENE COUNTY CORNER PERPETUATION RECORD

Corner ID: 6N4W\_X01

West 1/4 Corner

Section 31 – T06N – R04W, 2nd P.M.  
Taylor Township, Greene County, Indiana



## PERPETUATION RECORD

**MONUMENT:** Describe monument set or found (Include material type, scribing, distance above/below grade, dimensions.)

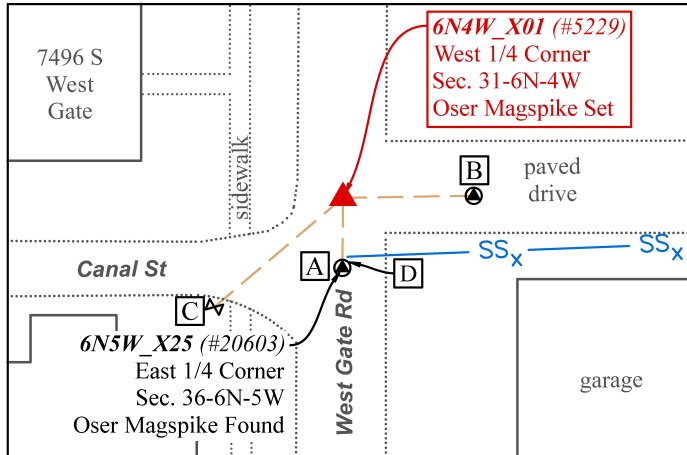
A 6" long mag spike in a 2" diameter aluminum disc stamped "OSER IN PS#21100022" was set slightly recessed in the centerline of West Gate Road.

**GEODETIC COORDINATES:** Northing: 1334280.89, Easting: 3003724.47

**WITNESS MONUMENT TIES:** Describe at least three witness objects established or work done to preserve existing evidence.

ID	Bearing	Distance	Description
A	S 0°30'48" W	13.91'	<b>6N5W_X25 East 1/4 Corner of Section 36-T6N-R5W</b> 4-1/2" long mag spike in a 2" diameter aluminum disc stamped "OSER IN PS#21100022" found slightly recessed in the centerline of West Gate Rd
B	N 89°08'31" E	26.01'	Magnail found flush in paved driveway
C	S 49°43'48" W	33.54'	Center of water valve
D	S 1°44'59" E	12.53'	Cut X in southwest rim of sanitary sewer manhole
E	N 1°28'31" E	75.99'	Cut X in north rim of sanitary sewer manhole (not shown)
F	N 11°53'42" E	122.93'	5/8" rebar found 1" tall at the northwest corner of Scotland Lot 2 (not shown)
G	N 7°35'11" W	181.92'	5/8" rebar found 2" deep at the southeast corner of Scotland Lot 25 (not shown)

**MONUMENT LOCATION SKETCH:** Attach a sketch and aerial image.



## CORNER REPORT

**THEORY OF LOCATION:** Describe the theory of location for acceptance of this monument.

The original government surveyor did not establish the West 1/4 corner of Section 31. In 1847, Greene County Surveyor F.B. Cressy measured between the Township Corner (Z01) and the Northwest corner of Section 31 (V01) and then set a marked stone at this corner (X01), presumably at the midpoint. When Greene County Surveyor Francis M. Parker measured the east/west centerline of Section 31 in 1885, he measured to the center of the street in Scotland, but did not describe what he found at the corner.

In 1947, Greene County Surveyor Chas V. Miller noted that he "located the bottom of old post at SW corner of lot 1 [in Scotland] and drove iron rod down 19.8 ft east of NW cor of SW quarter of sec 31-6-4 stone near center of road." We did not find the post or iron rod, which by our calculations would fall in a paved driveway and we did not excavate the asphalt of Main Street for the stone.

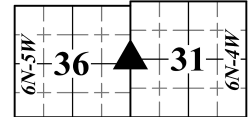
When Greene County Surveyor John C. Brown laid off the town lots of Scotland in 1840, his survey commenced at the

# GREENE COUNTY CORNER PERPETUATION RECORD

Corner ID: 6N4W\_X01

## West 1/4 Corner

Section 31 – T06N – R04W, 2nd P.M.  
Taylor Township, Greene County, Indiana



East 1/4 Corner of Section 36-T6N-R5W (6N5W\_X25) and ran N 33° 50' E 32.01 feet to the Point of Beginning at the Southwest corner of Lot 1. He then ran S 84° 10' W 50 feet (the width of Main Street) to the Southeast corner of Lot 28. These dimensions would place the West 1/4 corner of Section 31 (X01) 24.64 feet north of the East 1/4 corner of Section 36 (X25) and 20.43 feet west of the southwest corner of Lot 1.

In 2000, Jess Gwinn found a nail of unknown origin in the centerline of Main Street that he accepted as the East 1/4 corner of Section 36 (X25). The nail (along with various replacement monuments) has consistently been accepted on subsequent surveys (with the exception of a 2007 Route Survey by Vincent Barr that held a calculated position in favor of the found nail). Mr. Gwinn calculated the falling from the standard quarter corner (X25) to the closing quarter corner (X01) based on the original fallings of the closing section corners to the north and south. The theoretical West 1/4 corner of 31-6N-4W would fall 0.36 chains or 23.76 feet north of the East 1/4 corner of Section 36-6N-5W. As noted above, the dimension calculated per the 1840 plat of the Town of Scotland was 24.64 feet. Additionally, the as-built midpoint between the Harrison Monument at the Township Corner (Z01) and the magspike set at the Northwest corner of Section 31 (V01) is 23.91 feet north of the monument at the East 1/4 corner of Section 36-6N-5W (X01). Despite the excellent correlation between the calculated falling, the as-built midpoint, and the 1840 dimension, we did not accept Gwinn's solution because of the 1947 call for the West 1/4 corner to fall on the same line as the south line of Lot 1 in the Town of Scotland.

We consulted the following modern surveys in the Town of Scotland: A survey of Lot 31, Lot 32, and the north half of Lot 30 by Steven Archer dated February 20, 1989, a survey of Lots 13 & 14 by Bernard Guerrettaz dated July 10, 2003 and recorded as Instrument Number 2003-6330, a survey of Lots 1, 2, 7 & 8 by Steven Archer dated October 27, 2003, a survey of Lots 71-73 in Barker's Addition by Marty James dated May 27, 2016 recorded as Instrument Number 2016-3772, and a survey of Lot 17 by Corey Allen dated October 11, 2020 and recorded as Instrument Number 2021-2892.

We recovered the monuments set by Mr. Archer at the corners of Lots 1, 2, 7 & 8 and found that they fit reasonably well with the monuments set by Guerrettaz and Allen, as well as with a rebar of unknown origin found at the southeast corner of Lot 25. We established the West 1/4 corner of Section 31 by extending a line from the stone at the Center 1/4 (X03) through a magnail found at the southwest corner of Scotland Lot 1 to the Range line as measured between the magspikes found at V25 and X25. The corner thus established is 13.91 feet north of the magspike at X25, which results in 9.85 feet of north/south uncertainty due to the variance with the record dimension previously used by Mr. Gwinn. The Range line falls in the centerline of West Gate Road in the vicinity of the corner, which is 26.01 feet west of the magnail found at the southwest corner of Scotland Lot 1. There is 6.21 feet of east/west uncertainty in this location due to the variance with the record dimension from the stone to the lot corner called for in the 1947 Miller survey. The other four Archer rebars found along the south line of Lots 1 and 8 range from 0.1 feet north to 0.3 feet north of the south line of the Northwest quarter of Section 31.

**EXISTING SURVEY HISTORY:** Include as much detail and history of the corner as known at the time of perpetuation.

### ORIGINAL GOVERNMENT SURVEY:

*The original government surveyor did not establish the West 1/4 Corner of Section 31.*

### SUBSEQUENT LEGAL SURVEY:

Date Surveyed: 01/20/1947 By: Miller, Chas V.

Where filed or recorded: SR4, pg 052

Monument: stone near center of road

Bearing Trees:	Bearing	Distance
Located bottom of old post at SW corner of Lot 1 and drove iron rod down	East	30 lks = 19.8'

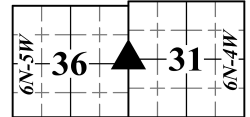
*No legal survey reference monuments were recovered.*

# GREENE COUNTY CORNER PERPETUATION RECORD

Corner ID: 6N4W\_X01

West 1/4 Corner

Section 31 – T06N – R04W, 2nd P.M.  
Taylor Township, Greene County, Indiana



**OTHER SURVEY HISTORY:** Include details such as surveyor name, date, recording info, monument description, etc.

Date	Surveyor	Description	File Location
06/09/1840	Brown, John C.	Town lots of Scotland	SR1, pg 83
10/04/1847	Cressy, F.B.	Legal Survey in Section 31 ( <i>set a stone marked X</i> )	SR1, pg 169
09/24/1885	Parker, Francis M	Legal Survey in Sec. 32 ( <i>measured to middle of street Scotland</i> )	SR4, pg 52
01/01/1923	Schlout, Henry	Legal Survey in Section 31 ( <i>monument not described</i> )	SR5, pg 97
01/20/1947	Miller, Chas V.	Legal Survey in Section 31 ( <i>stone near center of road</i> )	SR4, pg 52
05/08/2000	Gwinn, Jess	Chamberlain Boundary Survey in Section 31 ( <i>calculated this corner 36 links north of a magnail found at the East 1/4 Corner of Section 36-T6N-R5W</i> )	2000-2309
04/10/2019	Boblitt, David R.	Survey for Horning in Sec. 31 ( <i>accepted magnail at the East 1/4 Corner of Section 36 (X25) as the West 1/4 Corner of Section 31</i> )	2019-1340
06/14/2022	Oser, Rachel	Corner Perpetuation Survey for Sections 25, 26, 35 & 36-6N-5W ( <i>Origin of the magspike at the East 1/4 of Section 36 (X25), which was set to replace a found magnail. Held calculated position for this corner (X01) 36 links north of the magspike</i> )	2022-2741
07/28/2022	Tibbett, James	Survey in the SW/4 of the SW/4 of Section 31 ( <i>accepted magspike at the East 1/4 Corner of Section 36 (X25) as the West 1/4 Corner of Section 31</i> )	2022-4524

## UNCERTAINTIES IN THE CORNER LOCATION DUE TO:

- Variances in the Monumentation: Without a chain of records to prove the perpetuation of the stone set in 1847, its location relative to the current monument is unknown. Therefore, the uncertainty cannot be determined.
- Discrepancies in the Documents: 9.85 feet north/south and 6.21 feet east/west.
- Inconsistencies in the lines of Occupation: 1.5 feet (building on Lot 1) to 9 feet (driveway to Lot 1).
- Theoretical Uncertainty (Random Errors in Measurement): The Relative Positional Accuracy of this survey is within the specifications for an Indiana Rural Survey (0.26 feet plus 200 ppm) as defined in IAC 865.

## PHOTO IDENTIFIED:



Photo Orientation & Description: Magspike set at X01



Photo Orientation & Description: Looking east at X01

## FIELD PERSONNEL:

Field Date: 4/11/2025, 4/18/2025, & 6/10/2025 By: Rachel Oser and Phillip Oser

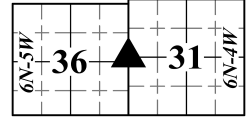
Project: Oser Surveying & Mapping LLC Job# 10275 Corner Perpetuation Survey for Taylor Township Sections 29, 30, 31 & 32, Township 6 North, Range 4 West

# GREENE COUNTY CORNER PERPETUATION RECORD

Corner ID: 6N4W\_X01

West 1/4 Corner

Section 31 – T06N – R04W, 2nd P.M.  
Taylor Township, Greene County, Indiana



**BASIS OF GEODETIC COORDINATES:** The basis of bearings is Grid North System NAD83(2011)/Indiana West NAVD 88, Epoch 2010.0000, geoid18b\_conus.db3, US Survey Feet. This project was referenced to the National Spatial Reference System CORS network using the JAVAD GNSS Data Online Processing Service (DPOS) to post-process static observations collected with a Javad Triumph 3 base. Reported coordinates were determined from RTPK or RTK GNSS observations (Javad Triumph LS Rover). Distances have not been adjusted to ground.

## CERTIFICATION:

Rachel Oser  
Indiana Professional Surveyor 21100022  
Oser Surveying & Mapping LLC  
4632 E Rocky Road, Bloomfield, IN 47424  
(812) 320-2694 • Rachel@OserSurveying.com

Date: 06/30/2025



This document is not complete without the associated plat and report of even date.